

172.0

0010

0001.B

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

603,700 / 603,700

603,700 / 603,700

603,700 / 603,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		WEST ST, ARLINGTON

OWNERSHIP

Owner 1:	SRINIVAS LAKSHMI & TULASI	Unit #:	14
Owner 2:			
Owner 3:			

Street 1: 14 WEST ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02476		Type:	

PREVIOUS OWNER

Owner 1:	SRINIVAS LAKSHMI -
Owner 2:	-

Street 1: 12-14 WEST STREET #14

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		
Postal: 02476		Type:	

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1909, having primarily Vinyl Exterior and 1820 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7092																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	599,800	3,900		603,700		195180
							GIS Ref
							GIS Ref
							Insp Date
							11/18/18

PREVIOUS ASSESSMENT								Parcel ID	172.0-0010-0001.B	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	647,100	3900	.		651,000	651,000	Year End Roll	12/18/2019
2019	102	FV	572,000	3900	.		575,900	575,900	Year End Roll	1/3/2019
2018	102	FV	505,400	3900	.		509,300	509,300	Year End Roll	12/20/2017
2017	102	FV	460,300	3900	.		464,200	464,200	Year End Roll	1/3/2017
2016	102	FV	460,300	3900	.		464,200	464,200	Year End	1/4/2016
2015	102	FV	425,000	3900	.		428,900	428,900	Year End Roll	12/11/2014
2014	102	FV	405,400	3900	.		409,300	409,300	Year End Roll	12/16/2013
2013	102	FV	405,400	3900	.		409,300	409,300		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SRINIVAS LAKSHM	54370-302		3/4/2010	Convenience		1	No	No	
WYATT BRYAN/GRO	46070-237		9/12/2005		415,000	No	No		
PACKARD GEORGE	33123-519		6/22/2001		310,000	No	No		
FURLONG CHRISTO	27526-45		7/30/1997		191,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
6/28/2004	568	Manual	1,800					remove existing ro	11/18/2018	Measured	DGM	D Mann
									5/6/2000		197	PATRIOT

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021



Prior Id # 1:	195180
Prior Id # 2:	
Prior Id # 3:	
Print Date:	
Print Time:	
Last Rev Date:	12/11/20
Last Rev Time:	03:20:44
Civil District:	
Ratio:	

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			CONDO CONVERSION 2/93, Building Number 1.											
Sty Ht: 2A - 2 Sty +Attic				A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 3 - BrickorStone				A 3QBth:	Rating:														
Frame: 1 - Wood				1/2 Bath:	Rating:														
Prime Wall: 4 - Vinyl				A HBth:	Rating:														
Sec Wall: %				OthrFix:	Rating:														
Roof Struct: 1 - Gable				OTHER FEATURES															
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good														
Color: BEIGE				A Kits:	Rating:														
View / Desir:				Fpl: 1	Rating: Good														
GENERAL INFORMATION				WSFlue:	Rating:														
Grade: C+ - Average (+)				CONDOS INFORMATION															
Year Blt: 1909		Eff Yr Blt:		Location:															
Alt LUC:		Alt %:		Total Units:															
Jurisdct:		Fact: .		Floor: 1 - 1st Floor															
Const Mod:				% Own: 47.000000000															
Lump Sum Adj:				Name: 134 - 7092															
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN							
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Exterior:	No Unit	RMS	BRS	FL									
Prim Int Wall: 2 - Plaster				Functional:	%	Interior:	1	6	3	2									
Sec Int Wall: %				Economic:	%	Additions:													
Partition: T - Typical				Special:	%	Kitchen:													
Prim Floors: 3 - Hardwood				Override:	%	Baths:													
Sec Floors: %				Total: 18.6 %		Plumbing:													
Bsmnt Flr: 12 - Concrete				Basic \$ / SQ: 295.00		Electric:													
Subfloor:				Size Adj.: 1.22692299		Heating:													
Bsmnt Gar:				Const Adj.: 0.99989998		General:													
Electric: 3 - Typical				Adj \$ / SQ: 361.906															
Insulation: 2 - Typical				Other Features: 69389															
Int vs Ext: S				Grade Factor: 1.10															
Heat Fuel: 1 - Oil				NBHD Inf: 0.92000002															
Heat Type: 1 - Forced H/Air				NBHD Mod:															
# Heat Sys: 1				WtAv\$/SQ:		AvRate:	Ind.Val												
% Heated: 100	% AC: 100			LUC Factor: 1.00															
Solar HW: NO	Central Vac: NO			Adj Total: 736795		Juris. Factor:		Before Depr:	366.25										
% Com Wall	% Sprinkled:			Depreciation: 137044		Special Features: 0		Val/Su Net:	329.56										
				Depreciated Total: 599751		Final Total: 599800		Val/Su SzAd:	329.56										
MOBILE HOME				Make:	Model:	Serial #:	Year:	Color:											
SPEC FEATURES/YARD ITEMS				PARCEL ID 172.0-0010-0001.B										IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
3	Garage	D	Y	1	10X20	A	GD	1930	27.50	T	30	102			3,900		3,900		
More: N				Total Yard Items: 3,900				Total Special Features:				Total: 3,900				AssessPro Patriot Properties, Inc			